

MEMORANDUM (2)

TO: Stephen Hunter, Planning Board Chairman

CC: Planning Board Members
Dan Roemer, Building Inspector
Dan Pozin, Planning Board Attorney
Valerie Monastra, Village Planner

FROM: Anthony Oliveri, P.E.

DATE: February 1, 2023

RE: Site Plan Review
60 Washington Avenue
Village of Dobbs Ferry, New York

With regard to the above-mentioned project, this office has reviewed the following plans and submittals:

- Response letter to Village Engineer, created by Gotham Design, dated 1/18/2023
- Site Plans, details prepared by Laura Wakefield, Architect, last dated 1/19/2023

This plan has not been reviewed by this office for compliance with the zoning code.

Project Description: Multiple additions in various locations to an existing single-family home, and a new two car garage, and related site work.

Our comments on the submitted materials are as follows:

1. As noted, an existing conditions survey that is signed and sealed will be submitted once received by applicant.
2. The applicant's statement that a stormwater management plan is not required is inaccurate. A stormwater management plan is required, however stormwater detention is not required due to the reduction in Impervious area proposed. All stormwater management practices noted in the applicant's response memo must be located and detailed on the site plan and sediment/erosion control plan.

3. The construction sequence notes must be added to the sediment and erosion control plan as well as any other missing information noted in the response memo.
4. As noted in the response memo, once a utility mark out is complete all existing utilities must be depicted on the site plan prior to construction.
5. As noted, a cut and fill analysis with estimated rock removal quantities will be provided for the public hearing and in future submissions.

Thank you